



## MEMORANDUM

**TO:** Deschutes County Board of Commissioners (Board)

**FROM:** Nathaniel Miller, Associate Planner

**DATE:** June 25, 2025

**SUBJECT:** Consideration of Second Reading of Ordinance 2025-010 – A Plan Amendment and Zone Change (file nos. 247-24-000404-PA, 405-ZC).

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The Board of County Commissioners (Board) will consider a second reading of Ordinance 2025-010 on June 25, 2025, for a Plan Amendment and Zone Change (File nos. 247-24-000404-PA, 247-24-000405-ZC). The property is addressed at 60725 Arnold Market Road, Bend. The subject property is located southeast of the City of Bend and is approximately 279 acres.

### I. BACKGROUND

The applicant and property owners, Bend Park & Recreation District (BPRD), requests approval of a Comprehensive Plan Amendment to change the designation of the subject property (+/- 279 Acres) from Agricultural (AG) and Surface Mining (SM) to Rural Residential Exception Area (RREA). The applicant also requests a corresponding Zone Change to rezone the subject property from Exclusive Farm Use – Tumalo/ Redmond/ Bend subzone (EFU-TRB) and Surface Mining (SM) to Rural Residential (RR10). The property is comprised of approximately 105 acres of SM Zone and 174 acres of EFU Zone. The applicant asks that Deschutes County change the zoning and the plan designations because the subject property does not qualify as “agricultural land” under Oregon Revised Statutes (ORS) or Oregon Administrative Rules (OAR) definitions, and there are no active mining operations at the former surface mine site.

A public hearing was conducted by a Hearings Officer on November 12, 2024. On January 8, 2025, the Hearings Officer issued a recommendation of approval for the proposed Plan Amendment and Zone Change. On April 2, 2025, the Board held a public hearing to hear additional testimony on the applications. The Board established an Open Record Period after the hearing which closed at 4:00pm on April 23, 2025. On May 28, the Board deliberated to approve the requests, with a unanimous vote in favor of the subject applications. After Deliberations, the Board moved approval of 1st Reading of Ordinance 2025-010 on June 11, 2025.

## **II. NEXT STEPS**

Pending Board approval, the ordinance will take effect 90 days after the decision. Notice will be sent according to the Deschutes County's Procedure Ordinance, Title 22.

### **ATTACHMENTS:**

#### 1. Draft Ordinance 2025-010 and Exhibits

Exhibit A: Legal Descriptions

Exhibit B: Proposed Plan Amendment Map

Exhibit C: Proposed Zone Change Map

Exhibit D: Comprehensive Plan Section 23.01.010, Introduction

Exhibit E: Comprehensive Plan Section 5.12, Legislative History

Exhibit F: Hearings Officer Recommendation